



ARIZONA MILITARY REGIONAL COMPATIBILITY PROJECT

GILA BEND AIR FORCE AUXILIARY FIELD / BARRY M. GOLDWATER RANGE

POLICY ADVISORY COMMITTEE MEETING

October 28, 2004

1:00 pm to 4:00 pm

Gila Bend Elementary School Auditorium
Gila Bend, AZ 85337

MEETING NOTES

- I. **Welcome** – Deb Sydenham, Arizona Department of Commerce and Bob Duchek, Parsons.
- II. **Update on Yuma Public Informational Meeting (PIM)**
 - **DATE:** Monday, November 8, 2004
 - **TIME:** 5:00 pm – 7:00 pm (presentation at 5:30 pm)
 - **LOCATION:** Otondo Elementary School, 2251 Otondo Drive, Yuma
 - **OPENING REMARKS:** Col. Cooney from MCAS is confirmed – also checking on the availability of Lucy Ship from Yuma County and the Yuma Deputy Mayor in Mayor Nelson's absence.
- III. **Discussion of High Activity Areas / Off-Range Impacts**
 - a. **West Side of the Range – MCAS Yuma – Maggie Carrasco and Col. Cooney reviewed the High Activity Areas**
 1. Focus Areas (****see PowerPoint presentation for maps of areas)
 - South Mesa – South of County 17th to Mexican Border
 - Foothills – Avenue 9E to Gila Mountains
 - East County 1 – Gila Mountains east to Avenue 31E
 - East County 2 – Avenue 31E to Maricopa County Line
 2. Operations in the vicinity of MCAS Yuma and BMGR to be protect include:
 - Military Flight Training
 - "Practice Ordnance" Targeting
 - Remote Controlled Flight Vehicles
 - Ground Support Training and Access Points
 - Rifle/Pistol/Machine Gun/Shotgun Training
 - Parachute Drop Zone
 - Explosive Demolition Training
 - Cannon Radar Complex: Air Command and Control



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b. East Side of the Range – U.S. Air Force – Kevin O’Berry reviewed High Activity Areas

1. Focus Areas (**see PowerPoint presentation for maps of areas)**

- **Stoval Airfield**
 - Aircraft: KC-130s; also CH-47s and CH-53s (Helicopters)
 - Initial run in is normally from NNE with altitudes 300’ to 1000’ day or night
 - Pattern work generally to east and north within 5 nautical miles below 5000’
 - Usage is 20-30 days per year with 3 day and 3 night missions for KC-130s
- **Auxiliary Field # 6**
 - Use will be similar to Stoval (landings; pattern work; and vehicle, equipment and personnel drops) within 5 nautical miles and below 5000’
 - Primary runways will be the E/W and NW/SE
 - Projected usage is 4 times per week (including HC-130s and HH-60s) with both day and night operations
- **Manned Range # 1**
 - Primary aircraft: F-16s and A-10s
 - Primary approach is normally to NW with altitude 500’
 - Aircraft return to SE at 3000’ and make pylon turn around Ajo Airport for next run
- Discussed Manned Range 4 and the lands that were excluded from the 1999 withdrawal. There will be an ongoing dialogue between Luke AFB and BLM regarding tagging these lands as not being available for exchange.

IV. Review Discussion Items Resulting from Regional Meetings Held in October

a. West Side of the Range – MCAS Yuma (October 15th and 22nd, 2004)

- ***Summary of October 15, 2004 Meeting:***
 - Focus points – G round support areas, Stoval, Dateland, Welton, Foothills, IR-218 and possibly San Luis, use areas along border, and areas outside JLUP.
 - Impacts outside of range boundary – overflights, ordnance, and access points for ground maneuvers.
 - What needs to be protected – (1) North of I-8 is less of a concern, areas south of I-8 is more of a concern, (2) a significant portion of Dateland is owned by Purlia family – vacated AUX facility is used by C-130s & helicopters (use is by permission), and (3) Stoval is within the range boundary & controlled by Air Force; used for ground radars.
 - A “buffer or restricted” area outside the range boundary has not been determined at this time.
 - R-2301E doesn’t line up with the County boundary. Stoval is on R-2301E (east BMGR).
 - Lt.Col. Sellars, MCAS Yuma will provide the following information, (1) Sortie levels, (2) entry/exit points, if applicable, (3) air to ground operations.
 - State Trust Land – Determine compatibility; should have same rights as privately owned land (There should be some level of parity).
 - MCAS side of the range is used for air combat maneuvers.
 - Action Item – list of Range compatibility guidance tools will be compiled by Jennifer Albers, City of Yuma and Maggie Carrasco, Yuma County



- ***Summary of October 22, 2004 Meeting:***

The policies noted below were the subject of the Friday, October 22nd meeting. In attendance were representatives from:

- Yuma County: Supervisor Lenore Stuart, Maggie Carrasco and Monty Stansbury,
- City of Yuma: Mayor Larry Nelson, Steve Moore, Laurie Lineberry and Jennifer Albers,
- MCAS: Col. Cooney, Lt. Col. Sellars and Tom Manfredi,
- Private property owners – Dan Winebarger and H&S Development: Dusty Thomas and Vern Lee
- State Land Department: Greg Keller via telephone.

The policies have been developed with the understanding that the Range – Air Installation Compatibility Use Zones (RAICUZ) for the Goldwater Range is under development. It is anticipated the RAICUZ will be complete by January 2006. At that time, it is recommended that these policies be reviewed and modified where necessary. These policies do not apply to the area of the City of Yuma/Yuma County Joint Land Use Plan. The existing development requirements adopted jointly by the City and County will apply to that area.

In addition to the Base Operations and Issues noted, the working group members of the City, County and MCAS considered Range access by MCAS and development requirements in the vicinity of Ancillary Military Airfields. Specifically, access to the Range by military aircraft can occur at any point along the Range boundary. There are no corridors. This ability for unrestricted access must be maintained in order to complete the flight-training mission of MCAS. Also, the development minimum of 4 acres was included to match the legislative requirement for properties in vicinity of an Auxiliary Field.

A concern brought forward by H&S development was to allow current zoning to stand on privately owned parcels. This has been reflected in the proposed Compatibility Policies. A concern brought forward by the State Land Department was to allow a ramping up of development density with increased distance from the range boundary. Specifically, State Land discussed that within one mile of the range allow 4 acre residential development, within 2 miles of the range allow 2 acre residential development and within 3 miles of the range allow more intense development.

Base Operations to be Protected:

- Military Flight Training
- “Practice Ordnance” Targeting
- Remote controlled flight vehicles
- Ground Support Training and Access Points
- Rifle/Pistol/Machine Gun/Shotgun Training
- Parachute Drop Zone
- Explosive Demolition Training
- Cannon Radar Complex: Air Command and Control

Focus Areas:

- South Mesa – South of County 17th to Mexican Border
- Foothills – Avenue 9E to Gila Mountains
- East County 1 – Gila Mountains east to Avenue 31E
- East County 2 – Avenue 31E to Maricopa County Line

Issues:

1. South Mesa

- Rifle Range
- “Practice Ordnance” Drops
- Ordnance Disposal
- Auxiliary Field 2



- Unauthorized access to Range
- 2. Foothills**
- Restricted Airspace south of Interstate 8
 - Staging Area for sorties
 - Helicopter Route to Range
 - Unauthorized access to Range
- 3. East County 1**
- Restricted Airspace south of Interstate 8
 - Range Entry and Exit as low as 200 feet
 - Low Level Airspace Exclusion Area
 - Unauthorized access to Range
- 4. East County 2**
- Restricted Airspace south of Interstate 8
 - Flight corridor of Instrument Route - 218
 - Range Entry and Exit as low as 200 feet
 - Low Level Airspace Exclusion Area
 - Unauthorized access to Range

Areas of Concern:

- Within 1 mile of Range
- Within 3 miles of Range
- Restricted Airspace
- Instrument Route – 218

DEVELOPMENT REQUIREMENTS TO BE CONSIDERED IN YUMA REGION:

1. SOUTH MESA – South of County 17th to Mexican Border (Includes Aux 2 vicinity Box)

- Within 1 mile of Range
 - Notification to MCAS
 - Avigation Easements
 - No change in current zoning
 - No new residential development
- Within 3 miles of Range
 - Notification to MCAS
 - Range Disclosure Statement
 - Height Restrictions to 100 feet
 - Maximum Density 1 unit per 4 acres
 - Noise Attenuation of 25 decibels in all new structures

2. FOOTHILLS – Avenue 9E to Gila Mountains

- Within 1 mile of Range
 - Notification to MCAS
 - No change in current zoning
 - No new residential development
 - No private property access to County 14th



- Within 3 miles of Range
 - Notification to MCAS
 - Avigation Easement
 - Height Restrictions to 100 feet
 - Maximum Density 1 unit per 4 acres
 - Noise Attenuation of 25 decibels in all new structures
 - No uses that allow for congregation of persons (ex. schools, churches, etc.)
- Restricted Airspace
 - Notification to MCAS
 - Avigation Easements
 - Height Restrictions to 100 feet
 - Maximum Density 1 unit per 4 acres
 - Noise Attenuation of 25 decibels in all new structures
 - No uses that allow for congregation of persons (ex. schools, churches, etc.)

3. EAST COUNTY 1 – Gila Mountains east to Avenue 30E

- Within 1 mile of Range
 - Notification to MCAS
 - No change in current zoning
 - No new residential development
- Within 3 miles of Range
 - Notification to MCAS
 - Range Disclosure Statement
 - Height Restrictions to 100 feet
 - Maximum Density 1 unit per 4 acres
 - Noise Attenuation of 25 decibels in all new structures
 - No uses that allow for congregation of persons (ex. schools, churches, etc.)
- Restricted Airspace
 - Notification to MCAS
 - Avigation Easements
 - Height Restrictions to 100 feet
 - Maximum Density 1 unit per 4 acres
 - Noise Attenuation of 25 decibels in all new structures
 - No uses that allow for congregation of persons (ex. schools, churches, etc.)

4. EAST COUNTY 2 – Avenue 30E to Maricopa County Line or R-2301E

- Within 1 mile of Range
 - Notification to MCAS and Air Force (R-2301E)
 - No change in current zoning
 - No new residential development
- Within 3 miles of Range
 - Notification to MCAS and Air Force (R-2301E)
 - Range Disclosure Statement
 - Height Restrictions to 100 feet
 - Maximum Density 1 unit per 4 acres
 - Noise Attenuation of 25 decibels in all new structures



- No uses that allow for congregation of persons (ex. schools, churches, etc.)
- Restricted Airspace
 - Notification to MCAS and Air Force (R-2301E)
 - Avigation Easements
 - Height Restrictions to 100 feet
 - Maximum Density 1 unit per 4 acres
 - Noise Attenuation of 25 decibels in all new structures
 - No uses that allow for congregation of persons (ex. schools, churches, etc.)
- Instrument Route - 218
 - Notification to MCAS and Air Force (R-2301E)
 - Avigation Easements
 - Height Restrictions to 100 feet
 - Maximum Density 1 unit per 4 acres
 - Noise Attenuation of 25 decibels in all new structures
 - No uses that allow for congregation of persons (ex. schools, churches, etc.)

b. East Side of the Range – U.S. Air Force (October 6th and 18th, 2004)

• ***Summary of October 6, 2004 Meeting:***

- Specific compatibility approaches were not discussed. The focus of the meeting was to attempt to get a handle on those areas of intense activity potentially requiring special attention in order to preserve the mission and operations of the Barry M. Goldwater Range. Consensus points were reached on those areas required to set a factual framework on further discussion.
- The three High Impact Areas included in the discussion at the onset were: Stoval Airfield, Manned Range 4, and Aux. 6. High Impact Areas are those areas where intense activity occurs in close proximity to the BMGR boundary.
- It was determined that since Manned Range 4 is directly adjacent to BLM land that Luke AFB and the BLM Phoenix Field Office would engage in a dialogue to pursue identifying the land adjacent to Manned Range 4 as not available for exchange, thereby preserving it in its current state. ACTION ITEM -- This conversation would occur prior to the October 28th PAC meeting, at which time an update will be provided to the group as to the progress of this line of discussion.
- There is a need to determine the potential extent of the High Impact Areas -- Stoval and Aux. 6 -- outside of the Range boundary before being able to engage in further dialogue regarding approaches to compatibility. Manned Range 1 would also be included in this analysis due to the bombing pattern flown outside of the range boundary and restricted airspace.
- It was the group's consensus that a future compatibility discussion should focus on the High Impact Areas only rather than looking at the entire length of the range boundary in a generic/all encompassing fashion.
- Should areas be identified around the High Impact Areas, they should be developed in a rectilinear fashion (perhaps following section lines) to facilitate mapping and other documentation methodologies.
- Action Item – Kevin O'Berry from the Luke Range Management Office (RMO) will pull together specific data regarding potential operations that "spill-over" the range boundary for Stoval, Aux. 6, and Manned Range 1 in order to provide foundational parameters on which to base further discussion.



- **Summary of October 18, 2004 Meeting:**

- Initial discussion focused on review of operational information for Stoval Airfield, Aux. 6 and Manned Range 1. The provision of this foundational information was an action item from the October 6th meeting.
- A 5 nautical mile radius from the center point of the auxiliary field is used by the military to identify the operational area. This radius was roughly mapped out during the meeting to ascertain the extent of off-range impact areas.
- After much discussion ensued to ensure participants had a clear understanding of the operational parameters of the high impact areas, the focus turned towards potential approaches to mitigate impacts of operations on military operations and vice versa.
- Notification is the baseline compatibility approach agreed upon by all participants for the entire range boundary and the high impact areas. Specific distance from the range boundary was not identified, although discussion included the potential for notification to follow the I-8 corridor along to even extending five miles from the boundary.
- Another approach discussed by the group was as follows: 0 - 1 mile from range land boundary as non-residential; 1 - 3 miles incorporating the Graduated Development Concept; and, notification out 5 miles.
- Could propose the use of the Graduated Development Concept below I-8.
- If compatibility focus is on the High Impact Areas only, then a rectangular area encompassing the 5 mile radius should be identified that follows section lines and other physical boundaries to allow more practical implementation.
- A question was posed regarding range access routes in the HOPE corridor (the 3 low levels – VR-245, VR-231, and VR-243) and whether they should be treated differently? They enter the range between Stoval and Aux. 6.
- Overall, no specific consensus determination was made. The group will think over the discussions occurring during the two meetings and will be prepared to work towards an approach or approaches acceptable to the PAC at the October 28th meetings in Gila Bend.

V. Range Boundary Compatibility Approaches

POINTS OF CONSENSUS (Policy Advisory Committee Meeting, October 28, 2004)

NOTE: ALL RECOMMENDED COMPATIBILITY APPROACHES WOULD BE IMPLEMENTED BY LOCAL (MUNICIPAL OR COUNTY) ACTIONS. NO CHANGES TO STATE LEGISLATION ARE RECOMMENDED AS PART OF THESE APPROACHES.

1. NOTIFICATION AREA:

(all boundary area except JLUP area and Gila Bend AFAF and Auxiliary Field #2 Vicinity Boxes)

- Require Range aviation disclosure extending 0-3 miles from BMGR land boundary
- Include all land under BMGR restricted airspace (note: in some areas this may extend beyond 3 miles from the Range land boundary)
- Range aviation easements recommended on properties in Restricted Airspace south of Interstate 8 to Range land boundary



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- Require review by Luke Air Force Base or MCAS Yuma for all proposed development in Notification Area

2. ZONE OF INFLUENCE:

(all boundary area except JLUP area and Gila Bend AFAF and Auxiliary Field #2 Noise and Hazard Zones)

- 0-1 mile from Range land boundary:
 - maintain existing zoning and no new residential development (other than permitted by existing zoning)
 - EXCEPTION – within the “Foothills” area recommend to maintain existing zoning for an interim period until the RAICUZ is released, at which time appropriate residential densities would be applied
- 1-3 miles from Range land boundary (note: some Zone of Influence areas may extend out to 5 miles where operational characteristics and off-Range impacts occur):
 - Implement the Graduated Density Concept

3. GRADUATED DENSITY CONCEPT

- Allow increased density of development as distance from Range land boundary increases
- 0-1 mile from Range land boundary allow residential and non-residential uses only under existing zoning
 - EXCEPTION – within the “Foothills” area recommend to maintain existing zoning for an interim period until the RAICUZ is released, at which time appropriate residential densities would be applied
- Depending on the extent of operational characteristics and degree of off-Range impacts, graduated densities to be determined by city/county jurisdictions extending 1-3 miles or 1-5 miles from Range land boundary

VI. Other Discussion Items – none

VII. Next Steps

- **Yuma PIM** – Monday, November 8, 2004 at Otondo Elementary School, 2251 Otondo Drive, Yuma, from 5:00 pm – 7:00 pm (presentation at 5:30 pm).
- **Final PAC Meeting** – mark your calendars for the final Policy Advisory Meeting scheduled to be held at the Gila Bend Elementary School on Thursday, November 18th from 1:00 pm – 4:00 pm.

VIII. Public Comments – none

IX. Adjourn

****For more information on this project including the PowerPoint presentation given at this PAC meeting (and all others), please log on to www.azcommerce.com and click on the *Communities & Counties* link and select *Arizona Regional Military Compatibility Project*.



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